



**Glasgow City Council**  
**City Administration Committee**

**Item 3**

**8th March 2018**

**Report by Councillor Susan Aitken, Leader of the Council and  
City Convener for Inclusive Economic Growth**

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## **CITY PLAN POLICY ENV 2 IMPLEMENTATION**

### **Toryglen Regional Football Centre**

#### **Purpose of Report:**

To seek approval from the Executive Committee to utilise ENV2 funding of £100,000 towards the replacement and maintenance of a full-size 3G synthetic pitch at Toryglen Regional Football Centre as part of Glasgow Life's city-wide strategic refresh programme for pitch renewal.

#### **Recommendations:**

It is recommended that Committee:

- i) note the content of the report;
- ii) approves the funding sought from City Plan Policy ENV 2 for investment at Toryglen Regional Football Centre

Ward No(s): 3 and 8

Citywide:

Local member(s) advised: Yes  No  consulted: Yes  No

#### **PLEASE NOTE THE FOLLOWING:**

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## 1.0 Purpose of Report

- 1.1 Members are asked to support the allocation of £100,000 of Outdoor Sport ENV2 receipts towards the replacement and maintenance of a full-size 3G synthetic grass pitch at Toryglen Regional Football Centre, as part of Glasgow Life's city-wide strategic programme for pitch renewal. These works will help to maintain the centre's role as a focus for sports development, training, match-play and events.
- 1.2 In accordance with established procedures relating to policy ENV2, the officer Project Assessment Group (PAG) of 11<sup>th</sup> April 2017 approved in principle the use of ENV 2 funding in support of this proposal. Subsequent consultation with elected members representing Ward No 3 in June 2017 also resulted in no objections to the proposed use of funds.
- 1.3 The total investment of £100,000 at Toryglen Football Centre consists of a **capital** sum of £80,000 in support of construction works and an associated **revenue** sum of £20,000 which acts as a contribution towards ongoing maintenance over a 10 year period.

## 2.0 Proposal

- 2.1 The Regional Football Centre at Toryglen comprises three outdoor and one indoor full-size, third generation (3G) synthetic grass pitches and a natural grass pitch, supported by modern changing accommodation. The venue is very heavily used for the full range of football demand including match-play, training, coach education and casual use and represents the city's busiest pitch sport venue in terms of user numbers and revenue.
- 2.2 Glasgow Life enlists the assistance of its specialist maintenance contractor to provide annual condition assessments for every one of the synthetic surfaces within Glasgow Life's portfolio. These assessments help Glasgow Life to schedule when major investment is required to refresh and replace ageing pitch surfaces.
- 2.3 Two of the three outdoor full-size, floodlit, 3G pitches are extensively worn and repair costs increase year on year. Both surfaces are in need of replacement if they are to remain effective in meeting community demand. Glasgow Life is seeking to renew both surfaces over the course of two financial years, one in 2018/19 and the second in 2019/20.
- 2.5 This proposal seeks a capital contribution of £80,000 from ENV2 Outdoor Sport receipts generated from the South Sector of the city towards the replacement of one of the synthetic pitches in 208/19.

## 3.0 Capital Cost

- 3.1 Glasgow Life has recently confirmed its replacement priorities for 2018/19 and will be preparing Employers Requirements for pricing by CBG early in 2018.

Based on similar projects conducted by City Building Glasgow, the pre-tender cost estimate for the works is:-

Capital Cost

New 3G carpet for 1 x full-size pitch (Pitch No 2)	£ 240,000
Design Fees and Testing	<u>£ 10,000</u>
TOTAL	£ 250,000

**4.0 Capital Funding**

4.1 Glasgow Life’s own Refresh Business Plan is able to allocate £170,000 towards the renewal of Pitch No 2 at Toryglen in 2018/2019. An ENV2 contribution of £80,000 is sought to complete the anticipated capital funding requirement of £250,000.

Funding

Glasgow Life (Refresh Investment Programme) - confirmed	£170,000
ENV2 (Outdoor Sport) – applied for	<u>£ 80,000</u>
TOTAL	£250,000

**5.0 ENV2 Funding Sources**

5.1 City Plan ENV2 policy supports the strategic use of Outdoor Sport ENV2 funds so long as the location of the targeted receipts and the recipient location are within the same sector of the Sector (ie South). This proposal will ensure that an existing strategic pitch sport venue maintains its appeal as a focus for football participation and development on the city’s south-side.

5.2 It is proposed that a capital sum of £80,000 be sourced from two of the largest Outdoor Sport receipts in the South Sector - Ref No’s 0618A Darnley Mains and 0633 Crookston Farm – with £40,000 being taken from each receipt.

Ref No	Address	Ward No	Outdoor Sport (formal) capital	Outdoor Sport (formal) revenue	TOTAL (£)
0633	Crookston Farm	3	£40,000	£10,000	£50,000
0618A	Darnley Mains	3	£40,000	£10,000	£50,000
<b>TOTAL</b>			<b>£80,000</b>	<b>£20,000</b>	<b>£100,00</b>

5.3 A corresponding, proportionate revenue sum of £20,000 will accompany the above capital allocation which will assist Glasgow Life with ongoing maintenance of the new surface for the next 10 years.

5.4 Significant residual balances of ENV2 funds will remain within both of the above receipts, for use on other projects to be brought forward in the future.

**6.0 Member Consultation**

6.1 In accordance with established procedures relating to policy ENV2, the officer Project Assessment Group (PAG) of 27<sup>th</sup> May 2017 approved in principle the use of £123,598 ENV2 outdoor sport funding towards this proposal.

6.2 Subsequent consultation with elected members representing Ward No's 3 (Greater Pollok) and 8 (Southside Central) in June 2017 also resulted in no objections to the proposed use of funds.

## 7.0 Council Approvals

7.1 In accordance with ENV2 policy, the City Council's Executive Committee has responsibility for approving requests for use of ENV2 funds in excess of £50,000.

## 8.0 Timeframe for Delivery

8.1 Planning approval is not required given that the proposed works do not constitute a change of function or pattern of use. Glasgow Life is keen to conduct pitch replacement works during the summer of 2018 thereby minimising disruption during the core football season and avoiding the worst of the winter weather. Employers Requirements will be prepared by Glasgow Life for pricing by City Building Glasgow early in 2018.

## 9.0 Policy & Resource Implications

### Resource Implications:

*Financial:* This proposal seeks approval for the use of £100,000 of ENV2 funds (capital and revenue) to upgrade pitch sport facilities at Toryglen Regional Football Centre.

The replacement of pitch surfacing helps to sustain the role of Toryglen Football Centre as a major pitch sports hub.

*Legal:* None.

*Personnel:* None.

*Procurement:* The works will be delivered by City Building Contracts as the main contractor, utilising the services of framework sub-contractors where appropriate.

**Council Strategic Plan 2017-2022:** Quality, accessible sports facilities contribute to the following key themes within the Council's Strategic Plan:

- Vibrant City
- Healthier City
- Resilient and Empowered Neighbourhoods

## Equality Impacts:

*Does the proposal support the Council's Equality Outcomes 2017-22? :*

Outcome 9: Barriers to participation in arts, learning, physical activity, learning and culture have been reduced for people with protected characteristics.

Outcome: 11: The Council family has visibly promoted and delivered events that promote and celebrate cultural diversity in Glasgow.

*What are the potential equality impacts as a result of this report?*

No specific impacts expected as a result of pitch surface replacement.

## Sustainability Impacts:

*Environmental:*

This proposal helps to secure continued access to quality recreational greenspace. All works will be undertaken in line with environmental guidelines.

*Social:*

Accessible sports facilities contribute to the health and wellbeing of Glasgow citizens.

*Economic:*

Helps support efforts to make Glasgow an attractive place to live, work and play.

## 10.0 Recommendations

It is recommended that Committee:

- i) Notes the content of the report; and
- ii) Approves the allocation of £100,000 in support of the replacement and ongoing maintenance of a full-size, 3G synthetic pitch at Toryglen Regional Football Centre as part of Glasgow Life's city-wide strategic refresh programme for pitch renewal.